

CS-11-21

INSTR # 201125078, Book 1760, Page 1395  
Pages 2  
Doc Type D, Recorded 10/19/2011 at 09:02 AM,  
John A Crawford, Nassau County Clerk of Circuit Court  
Rec. Fee \$18.50  
#3

Prepared by/ Return to:  
Nassau County Attorney's Office  
96135 Nassau Place, Suite 6  
Yulee, FL 32097

**WARRANTY DEED  
DEDICATING LAND FOR PUBLIC PURPOSE**

THIS INDENTURE, made this 12 day of July, 2011, between JOHN WILLIAMS and JANET F. WILLIAMS whose address is Po Box 1435, Yulee FL 32047 (hereinafter "Dedicators") and NASSAU COUNTY FLORIDA, a political subdivision of the State of Florida, whose address is 96135 Nassau Place, Yulee, Florida 32097, (hereinafter "Dedicatee").

WITNESSETH: That said Dedicators, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid by said Dedicatee, the receipt and sufficiency of which is hereby acknowledged, has granted, bargained and sold to said Dedicatee to have and to hold for the public use forever as road right of way, the following described land in Nassau County; to wit:

**MAINTENANCE PARCEL ADJACENT TO MAINTENANCE PARCEL "B" AS MORE FULLY DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.**

Said Dedicators do hereby fully warrant the title to said land, and shall defend the same against the lawful claims of all persons whomsoever.

Dedicatee, by accepting this dedication, obligates itself to forever preserve and use the above-described land for the purpose listed above, and no other.

IN WITNESS WHEREOF, the Dedicators have hereunto set their hand and seal the day and year first above written.

Signed, sealed and delivered in our presence as witness:

DEDICATORS:

[Signature]  
Signature

Maria Perez Youngblood  
Print

[Signature]  
Signature

Robert W. Bauer  
Print Gainesville, FL

[Signature]  
JOHN WILLIAMS

[Signature]  
JANET F. WILLIAMS

STATE OF FLORIDA  
COUNTY OF NASSAU

The foregoing instrument was acknowledged before me on this 12 day of July, 2011, by John Williams and Janet Williams, who are personally known to me or who produced \_\_\_\_\_ as identification.



[Signature]  
Notary Public  
State of Florida  
My Commission Expires: \_\_\_\_\_

\*\* This instrument is being re-recorded in order to include the notary seal which was omitted from the instrument recorded at OR Book 1760, Page 1395.

INSTR # 201129064, Book 1768, Page 186  
Pages 2  
Doc Type D, Recorded 12/08/2011 at 09:34 AM,  
John A Crawford, Nassau County Clerk of Circuit Court  
Rec. Fee \$18.50  
#3

# MANZIE & DRAKE LAND SURVEYING



**LEGAL DESCRIPTION**  
**MAINTENANCE PARCEL**  
**ADJACENT TO MAINTENANCE PARCEL "B"**  
AUGUST 16, 2011

ALL THAT CERTAIN PIECE OR PARCEL OF LAND SITUATE, LYING AND BEING IN SECTION 51, TOWNSHIP 3 NORTH, RANGE 27 EAST, TOWN OF YULEE, NASSAU COUNTY, FLORIDA, ALSO BEING A PORTION OF THOSE LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 814, PAGE 845, OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT THE SOUTHWEST CORNER OF LOT 111, "NORTH YULEE", ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 26 OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA, SAID POINT OF REFERENCE BEING ON THE NORTHERLY LINE OF SAID SECTION 51; THENCE NORTH 44°22'00" EAST, ALONG THE SOUTHERLY LINE OF SAID LOT 111, SAID LINE ALSO BEING THE NORTHERLY LINE OF SAID SECTION 51 AND THE NORTHERLY LINE OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 814, PAGE 845, A DISTANCE OF 30.84 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 44°22'00" EAST, ALONG THE SOUTHERLY LINE OF SAID LOT 111, SAID LINE ALSO BEING THE NORTHERLY LINE OF SAID SECTION 51 AND THE NORTHERLY LINE OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 814, PAGE 845, A DISTANCE OF 91.02 FEET; THENCE NORTH 75°22'18" EAST, ALONG THE EXTENSION OF THE NORTHERLY LINE OF SAID LOT 111, A DISTANCE OF 15.97 FEET TO INTERSECT THE WESTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 200-A AND A POINT ON THE SOUTHEASTERLY PERIMETER OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 814, PAGE 845; THENCE SOUTH 36°34'24" WEST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE AND ALONG THE SOUTHEASTERLY PERIMETER OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 814, PAGE 845, A DISTANCE OF 97.94 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 49.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 26°53'40", AN ARC DISTANCE OF 23.00 FEET AND BEING SUBTENDED BY CHORD BEARING NORTH 65°10'26" WEST A DISTANCE OF 22.79 FEET TO THE POINT OF BEGINNING.

MICHAEL A. MANZIE, P.L.S.  
FLORIDA REGISTRATION NO. 4069  
JOB NO. 17685 8-16-11

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